

MINUTES OF THE REGULAR MEETING OF THE GRANTSVILLE CITY COUNCIL, HELD ON DECEMBER 16, 2015 AT THE GRANTSVILLE CITY HALL, 429 EAST MAIN STREET, GRANTSVILLE, UTAH. THE MEETING BEGAN AT 7:00 P.M.

CALL TO ORDER AND PLEDGE OF ALLEGIANCE.

Mayor and Council Members Present: Mayor Brent Marshall and Council Members Mike Johnson, Scott Stice, Mike Colson, Neil Critchlow, and Tom Tripp.

Appointed Officers and Employees Present: Joel Linares, Christine Webb, Sherrie Broadbent, John Ingersoll, Brenda Loveless, Dan Chamberlain, and Kevin Turner.

Citizens and Guests Present: Kent Liddiard, Susan Johnsen, Eric Johnsen, Sherrie Johnson, Laurie Hurst, Glenn and Lois Orgill, and Jewel Allen.

Mayor Marshall asked Councilman Johnson to lead the audience in the Pledge of Allegiance.

AGENDA:

1. Public Comments.

Susan Johnsen thanked Councilman Johnson and Councilman Stice for their service to the community. She said she was sure they will find something to do with their free time. If they have nothing to do and need a place to volunteer, she can always find something for them. Mrs. Johnsen said she enjoyed being able to chat with Councilman Colson and Councilman Johnson while they were here for the closing on the Clark Farm property. She felt it was a good talk and they appreciated the Councilmen's input and consideration.

Glenn Orgill stated he and his wife, Lois, felt it was their civic duty to attend the City Council Meeting to thank Councilman Johnson and Councilman Stice for their service. He expressed appreciation for the entire City Council and Mayor Marshall for carrying out their responsibilities and representing the citizens of Grantsville. He commented that many do not express gratitude but he wanted to come to say thank you from the bottom of their hearts. Mr. Orgill thanked Chief Turner as well and the officers of the City. He said putting their lives on the line does not go unnoticed. Mr. Orgill thanked Mike and Scott again and hoped the future will bring them great things and opportunities to serve in other ways. He commented, to the rest of the Council, may the Lord bless you in your responsibilities.

2. Summary Action Items.

- a. Approval of Minutes from the December 2, 2015 City Council Meeting.
- b. Approval of Bills for the amount of \$90,146.82.

Motion: Councilman Johnson made a motion to approve the summary action items. Councilman Stice seconded the motion. The vote was as follows: Councilman Stice, "Aye", Councilman Critchlow,

"Aye", Councilman Tripp, "Aye", Councilman Colson, "Aye", and Councilman Johnson, "Aye". The motion carried.

3. Consideration of awarding a contract for the architectural design and construction administration services for a new justice center.

Chief Kevin Turner thanked Councilman Johnson and Councilman Stice for supporting him and the Police Department over the last few years. He stated their dedicated and heartfelt support has been noticed. He commented they are honorable men and have served with the best intent for the City. He expressed appreciation for their service.

Chief Turner announced in a recent study by Safewise, they listed the top forty safest cities in the state. Grantsville ranked ninth. We were the only city from Tooele County that ranked in the top forty. Chief Turner stated it was more than a team effort from the police department; it included fire and medical, as well as public works. It was a great team effort by the City as a whole.

Chief Turner stated we are at the next process for the Justice Building. In looking to satisfy the current future needs of the Police Department and Justice Court, the Council approved to research the Justice Building Project. JRCA performed a review and needs assessment plan with the goal of looking at a project that would serve the City for approximately thirty years. They provided a basic outline of a building along with some approximate costs. A Request for Proposals (RFP) was posted for architectural design and construction administration services for a new justice center. We received five responses, which were scored, approved, and provided to the Council Members. Chief Turner commented that there was quite a spread in the cost between the five bids. The company with the lowest bid didn't quite meet the list of requirements and did not have any experience with police and/or court buildings. The next two bids were within approximately \$9,000 of each other. One of those companies was JRCA. The next two highest bids were well over \$140,000 more than those two bids. The Council has had a presentation regarding the funding of this needed project and currently we have a balance of \$327,109.19 in the Public Safety Impact Fees. The Public Safety Impact Fees are dedicated funds and can only be spent on Public Safety Capital Projects. Chief Turner said using these funds to start the next phase of our project would also satisfy the expiration date of those funds. Based on the information received on the RFPs, Chief Turner requested approval to continue to work with JRCA. He expressed satisfaction with their work so far.

Councilman Johnson asked what the expiration date was to spend the Public Safety Impact Fees. Chief Turner answered the date is fiscal year 2016-2017. Chief Turner asked the Council if they would like to change the parameters of the building. He asked the Council how they would like to move forward with this project. So far, we are at just over \$3.9 million for about a thirty-year building for both the court and the police department. He stated this is more of a need than a want. Both the Justice Court and the Police Department are bursting beyond the seams for their current space.

Mayor Marshall commented the Feds raised interest rates today. He explained the City has done the engineering on other projects that have not moved forward with construction or have been delayed. The process could take nine months to a year to work through. Mayor Marshall recommended moving forward with this.

Councilman Colson clarified the amount for JRCA would be \$222,000. Chief Turner said that is an approximate, if the project is downsized, then the fees would be less. Councilman Stice asked about the process that took place with the construction of the library. Mayor Marshall said this is where we start and then work forward with the amenities. Councilman Tripp reported there was a committee formed for the library, they started to design the building, and the Council turned it over to an architect. Chief Turner stated JRCA has done the work the library committee did with the needs assessment. Chief Turner commented that we probably don't want to pay for plans that are not going to be used or will change. Now would be the time to look at parameter changes. Councilman Tripp asked Finance Director, Sherrie Broadbent, what the amount of the ripened funds is which are going to expire versus the total of the bid. Sherrie answered she would have to go to her office to check. Councilman Tripp asked if it was half or three quarters. Sherrie said it was a smaller amount; the impact fees were increased just recently and we began getting a bigger chunk. Chief Turner thought it was around \$70,000 - \$80,000 that would expire within a year; they would have expired this month but we extended it to fiscal year 2016-2017.

Councilman Johnson said the good thing with the library was that we had the funding in place and knew where the money was coming from. Councilman Colson said the library was a much simpler project; we were able to look at other communities and see the size of their libraries. Councilman Colson stated this is a much more complex project than the library. Councilman Colson would like to figure out the parameters and see how much money we want to spend. He suggested having work meetings to decide the other capital projects and the parameters on the building.

Chief Turner reviewed some figures Sherrie had provided on a loan payment. We are really close to covering the entire payment amount. Chief Turner reminded them this is looking out to the future thirty years and that adds to the complexity. Councilman Tripp agreed and added that we don't want to spend all of your money on one asset. He would like to do some scoping and budgeting. Chief Turner explained information could be gained from the Fire Station. That building was engineered and built to last until 2035. Councilman Colson would like to review the site selection and how it will all work together. Councilman Stice suggested scheduling a work meeting.

Motion: Councilman Colson made a motion to table this until we can look into it further and schedule work meetings after the first of the year. Councilman Stice seconded the motion. The vote was as follows: Councilman Stice, "Aye", Councilman Critchlow, "Aye", Councilman Tripp, "Aye", Councilman Colson, "Aye", and Councilman Johnson, "Aye". The motion carried.

4. Consideration of Resolution 2015-17 appointing a Commissioner to the Grantsville City Planning Commission.

Mayor Marshall recommended appointing Jaime Topham as a Commissioner to the Planning Commission. Councilman Stice asked if there would be training for the new people. Mayor Marshall answered there will be training.

Motion: Councilman Johnson made a motion to approve Resolution 2015-17 appointing Jaime Topham as a Commissioner to the Grantsville City Planning Commission. Councilman Colson seconded the motion. The vote was as follows: Councilman Stice, "Aye", Councilman Critchlow, "Aye",

Councilman Tripp, "Aye", Councilman Colson, "Aye", and Councilman Johnson, "Aye". The motion carried.

5. Consideration of adopting additional terms regarding the Friends of the Clark Historic Farm's purchase of 2.179 acres of real property.

Mayor Marshall announced we closed on the sale of real property with the Friends of the Clark Farm. The Council discussed the property and buildings that were purchased. Councilman Critchlow thanked Councilman Johnson and Councilman Colson for attending the closing. Councilman Stice pointed out there were three additional terms being presented for consideration. Councilman Tripp said there were a few things he didn't understand in the third paragraph about leasing. He asked for an interpretation on the first right of refusal and for a nominal amount. Councilman Johnson stated there are laws we have to follow on leasing. Attorney Linares answered the Council can lease the property; it is not the same as purchasing but you can work to the offer that is your biggest benefit and at the best interest of the City. Councilman Tripp asked if this is a request to lease ground or to have the opportunity to lease it. Attorney Linares replied the way it is worded, it is at the City's offer. He explained the additional terms were conditioned upon the City Council's approval. These were not approved at closing. The Council discussed first right of refusal and terms they would like to add. Councilman Tripp expressed his concerns about not being able to know of the additional terms prior to closing on the sale. He preferred to add a clause that the Friends of the Clark Farm will not contest the 65-foot access road and not sue against the development of the cemetery.

Motion: Councilman Stice made a motion to adopt the additional terms regarding the Friends of the Clark Historic Farm's purchase of 2.179 acres of real property with the addition of Councilman Tripp's stipulation on the 65-foot east boundary and the third paragraph has added clarification. Councilman Colson seconded the motion. The vote was as follows: Councilman Stice, "Aye", Councilman Critchlow, "Nay", Councilman Tripp, "Aye", Councilman Colson, "Aye", and Councilman Johnson, "Aye". The motion carried.

The Council held a discussion on cemetery and the sale of burial plots at the Wootton property and the Clark Farm.

Motion: Councilman Tripp made a motion to schedule a meeting next Monday, December 21 at 5:00 p.m. to discuss the sale of cemetery plots. Councilman Johnson seconded the motion. The vote was as follows: Councilman Stice, "Aye", Councilman Critchlow, "Nay", Councilman Tripp, "Aye", Councilman Colson, "Nay", and Councilman Johnson, "Aye". The motion carried.

6. Mayor and Council Reports.

Mayor Marshall attended the County Economic Development Commission Meeting with Councilman Colson. He attended the Tip-a-Cop night at Casa Del Rey, the Executive Director Candidate presentations at Utah State University Extension, and the open house for Dean Evans. He attended the City Christmas party for employees where he presented shadow boxes to Councilman Johnson, Councilman Stice, and Planning Commissioner Allen in appreciation of their service to our community. The Mayor was interviewed by Myra Noble from the Salt Lake Tribune about the Clark Farm and the cemetery. He attended the Planning and Zoning Meeting and the closing on the Clark Farm.

The elected officials will take their oath of office on January 4, 2016 at noon in the Council Chambers.

Councilman Johnson commented he has been reflecting over the last eight years he has served on the City Council. He remembered the first two years he served, the deficit the City had at that time, and the cuts that were made to balance the budget. He hopes the Council Members will remember to do what is best for the City as they vote on budgets. Councilman Johnson thanked the newly elected Council Members for attending the Council Meetings.

Councilman Stice thanked Councilman Johnson for his eight years of service. He apologized for getting things sideways for a time. He stated that if he were to do it over again, he would probably do it differently. He said he has enjoyed his chats with Councilman Colson over the last year on the Clark Farm. Councilman Stice spoke to Councilman Tripp; he considers him a good friend and a mentor. He expressed appreciation to Councilman Critchlow for what he does here and at work. Councilman Stice asked Councilman Critchlow to step up and be more vocal. He suggested that he be an example for the new council members. Councilman Stice thanked Recorder Webb for getting everything right. Councilman Stice thanked Attorney Joel Linares. He stated that he was happy when he got to sit in on Joel's interview. He said he knows who Joel is and what he's capable of. He hopes that Grantsville City will be able to keep Joel for as long as possible. Councilman Stice expressed appreciation to Chief Turner and Dan Chamberlain as well.

Councilman Critchlow thanked Councilmen Stice and Johnson for their time and service. He stated they have done a good job. He continued that it will be an interesting change.

Councilman Tripp thanked Mike and Scott for their service, general camaraderie, and the divergent opinions. He appreciates this Council and encouraged Councilman Stice to run again someday when he felt like it.

Councilman Colson expressed appreciation to Councilman Stice and Councilman Johnson. He felt they have done a good job. They've looked at the issues and did what they thought was in the best interest of the City.

Recorder Webb thanked the Council.

Attorney Linares expressed appreciation for their support. He stated Councilman Stice and Johnson would always be available to email or call for information. They always held to what they thought was in the City's best interest. He pointed out they were always informed about what was taking place at the City.

Councilman Stice thanked Mayor Marshall and stated he is an amazing man.

Mayor Marshall stated he has a lot of respect for this Council. They do not always agree, but they have remained friends.

Councilman Johnson thanked Mayor Marshall for having the best interests of Grantsville at heart. He also thanked Sherrie Broadbent, Jennifer Williams, and Sue Gustin for their work for the City.

Approved

Councilman Johnson said he thanks Chief Turner all the time for the professionalism he brings to the City.

7. Adjourn.

Motion: Councilman Johnson made a motion to adjourn. Councilman Stice seconded the motion. The meeting adjourned at 8:03 p.m.